



DEPARTMENT OF NATURAL RESOURCES  
LAND AND FACILITIES

## NOTICE OF SEALED BID AUCTION OF STATE-OWNED LAND

*By authority of Act 451, Part 21, P.A. 1994, as amended.*

NOTICE IS HEREBY GIVEN that, State-owned land located in **Champion** Township, **Marquette** County, will be auctioned by Sealed Bid. Land Transaction Case **#20000123**

**The Following Property is offered for sale:**

**Marquette County, Champion Township, T48N, R29W, Section 24: The SE1/4 of the NW1/4. (40.0 acres)**

**MINIMUM BID: \$38,000.00**

All bids **must** be received or post marked no later than **Friday, December 6, 2002** to be considered.

The bid opening will take place at the Michigan Department of Natural Resources, 8<sup>th</sup> Floor, Stevens T. Mason Building, 530 W. Allegan St., Lansing, Michigan, on **Wednesday, December 18, 2002 at 1:30 p.m.**

It is recommended that all prospective purchasers do their own research as to suitability of the property for the purpose intended. It is also recommended that a personal inspection of the property be conducted. The State of Michigan makes no representations or claims as to fitness for purpose; ingress/egress; conditions; covenants and/or restrictions.

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**CONDITIONS OF SALE:**

- 1) A bid deposit of 10% of the bid amount is required with each sealed bid.
- 2) Bids less than the minimum indicated or offers other than cash will not be accepted.
- 3) The State may reserve mineral rights, aboriginal antiquities, and ingress and egress to watercourses across the State-owned land.

Requests for property information sheets and required bid forms may be directed to the address below or accessed directly on the DNR web site at [www.michigan.gov/dnr](http://www.michigan.gov/dnr).

CAROL FREED  
LAND AND FACILITIES  
MICHIGAN DEPARTMENT OF NATURAL RESOURCES  
PO BOX 30448  
LANSING MI 48909-7949

TELEPHONE: 517-241-2438  
FAX: 517-335-3264

# Land Transaction Case #20000123

## Property Information

**Size:** 40.0 acres

**Frontage & Access:** Woods trail, logging roads only, not drivable. No significant water frontage, but property is situated within a few feet of Trembath Lake and near Koop's Creek. The view of the lake and surrounding area from the property adds to the aesthetic appeal of the site.

**Topography & Drainage:** Rolling to hilly with mostly well drained upland.

**Cover:** Limited timber potential, but moderately well stocked timber. Generally mixed northern hardwood poles on upland areas, and fixed fir, birch, aspen and maple in lower areas.

**Soils:** Some areas of thin soils and rock outcrops, and generally well drained.

**Environmental Concerns:** None noted.

**Utilities:** None.

**Improvements:** Vacant.

**Zoning:** Timber Production, Champion Township zoning.

**State Reservations:** Aboriginal Antiquities (artifacts).

**Appraised Value:** \$38,000.00

**Other:** Parcel is landlocked by private ownership. Access is unavailable except with easement from adjoining property owner.



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## LAND AUCTION BID

*By authority of Part 21, Act 451, P.A. 1994, as amended.*

### INSTRUCTIONS FOR DNR LAND AUCTION:

1. Please read the Land Auction Bid form, Notice of Sealed Bid Auction, and all related information, carefully. The State of Michigan makes no representations or claims in regards to the property as to fitness for purpose; ingress and egress, conditions, and any covenants and/or restrictions that may exist.
2. Use the Land Auction Case # in addressing any questions or correspondence regarding your bid.
3. Complete the Land Auction Bid form completely.
4. Return the Land Auction Bid form with your deposit, representing ten percent (10%) of the bid amount in the Bid Envelope and in the Pre-paid Return envelope. If you are not using the supplied bid Envelope, mail your Bid with the ten percent deposit in a separate sealed envelope labeled, "Sealed Bid, Land Auction Case # (case number), and include your name. Enclose this envelope in a larger envelope to the address shown on the Land Auction Bid form.

*Applicant: Please print or type the following information.*

Purchase Applicant's Name	Telephone Number	
Street Address	Social Security Or Federal ID Number	
City	State	Zip Code
<p>As the purchase applicant I understand and agree that:</p> <ol style="list-style-type: none"><li>1. Updated proof of the State's title claim to the desired land is not available and if desired must be obtained at purchaser's expense.</li><li>2. The State will issue to the purchaser a Quit Claim deed.</li><li>3. The Michigan Department of Natural Resources policy prohibits sale of State lands to organizations which are discriminatory based upon race, sex, religion or national origin. Appropriate documentation may be required.</li></ol> <p>I hereby offer \$_____ for Land Auction Case #_____, subject to the terms and conditions set forth in the Notice of Sealed Bid. Enclosed herewith is a bid deposit in the form of a Personal / Cashier's Check or Money Order, payable to the <b>STATE OF MICHIGAN</b>, in the amount of \$_____, which represents ten percent (10%) of my offer. The balance of the bid will be made available within forty-five (45) days of receiving written acceptance notice. I understand that if I am <i>not</i> the successful bidder my bid deposit will be returned to me within ten (10) days of the auction date.</p> <p>_____ Signature</p> <p>_____ Date</p>		

### MAIL COMPLETED FORM WITH DEPOSIT TO:

SEALED BID  
LAND AUCTION CASE #20000123  
LAND AND FACILITIES  
MICHIGAN DEPARTMENT OF NATURAL RESOURCES  
PO BOX 30448  
LANSING MI 48909-7948